

# BID OPENING CERTIFICATON RECORD

Date of Bid Walk: January 19, 2017

Due Date: January 26, 2017

NBS #: 17-6

## Address

## PBE Amount

PUBLIC BODY ESTIMATE: 104.South Gardner

\$43,325.<sup>00</sup>

PUBLIC BODY ESTIMATE: 2600 Quentin

\$46,965.<sup>00</sup>

PUBLIC BODY ESTIMATE: 111 Latham

\$39,524.<sup>00</sup>

PUBLIC BODY ESTIMATE: \_\_\_\_\_

PUBLIC BODY ESTIMATE: \_\_\_\_\_

PUBLIC BODY ESTIMATE: \_\_\_\_\_

## BIDDERS

### Address:

1. 104.South Gardner

JP Group YESU AH BDR

\$55,810.<sup>00</sup>

\$39,895.<sup>00</sup>

✓39,895.<sup>00</sup>

2. 2600 Quentin

\$47,465.<sup>00</sup>

\$39,503.<sup>00</sup>

X43,575.<sup>00</sup>

3. 111 Latham

\$62,668.<sup>00</sup>

\$45,100.<sup>00</sup>

X52,895.<sup>00</sup>

4. \_\_\_\_\_

\$165,943.<sup>00</sup>

\$124,498.<sup>00</sup>

\$136,365.<sup>00</sup>

PBE

5. 104 S. GARDNER

\$43,325.<sup>00</sup>

6. \_\_\_\_\_

2600 QUENTIN

\$46,965.<sup>00</sup>

7. \_\_\_\_\_

111 LATHAM

\$39,524.<sup>00</sup>

8. \_\_\_\_\_

9. \_\_\_\_\_

129,814

10. \_\_\_\_\_

This is t  
Office li

e Neighborhood & Business Services

Bids Opened By: [Signature] 12617

Bids Recorded By: J.M. Mahon JM Mahon

Witnessed By: [Signature]

Date: January 26, 2017

Note: Responsive bids are those which fall within a range of 15% above and 15% below the public body cost estimate. As a general rule, the lowest responsive bid is recommended to the property owner for consideration.



## Batched Bid Submission

### Company Acknowledgement:

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed to the property's listed below to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:

Address	Bid walk date	Addendum date	Total
1045 Gardner Ave	1-19-17	1-23-17	39,895 <sup>00</sup>
111 Latham Place	1-19-17	1-23-17	45,100 <sup>00</sup>
2600 Quentin St.	1-19-17	1-23-17	39,503 <sup>00</sup>
Grand total Bid:			
Written Grand Total Bid: \$124,498 <sup>00</sup>			

Company shall enter dates below based on their capacity, when they can start and finish the projects above. Project start date shall be no sooner than  
(Contractors will be held accountable for these dates.)

Project start date:	ASAP
Project Completion Date:	

Please Print and Sign:	
Company Name/Firm:	YESHUA'S Builders
Authorized Representative Name:	John T. Lyons, Sr - Agent
Signature:	Date: 1-26-2017



**SAFE HOME**  
CITY OF CHARLOTTE  
NEIGHBORHOOD & BUSINESS SERVICES

**Company Acknowledgement:**

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 111 Latham Place to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

***All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:***

Dollars (\$ \_\_\_\_\_ )

*Written total*

Specs Dated: January 10, 2017

Number of Pages: 15 Rehab + 2 LbP SOW

Addenda # 1 Dated: January 23, 2017

Number of Pages: 14 Rehab + 2 LbP SOW

Addenda # 2 Dated:

Number of Pages:

**Project Schedule:** *Minimum Start Date - 4 weeks after Bid Due Date*

**Completion Deadline:** XXXXXXXXXXXX , 2017

***Please Print and Sign:***

Company Name/Firm:

*YESHUA'S Builders*

Authorized Representative Name:

*John T. Lyons, Sr.*

Signature:

*[Handwritten Signature]*

Date:

*1-26-2017*



**SAFE HOME**  
CITY OF CHARLOTTE  
NEIGHBORHOOD & BUSINESS SERVICES

## Invitation to Bid

**Documents included in Package:**

- 1) Instruction to Bidders
- 2) Specs by Location/Trade (Scope of Work)
- 3) Subcontractor Certifications (if applicable)
- 4) Floor Plan / Site Drawing (if applicable)

**Bid Walk & Bid Opening:**

Project Address: <b>111 Latham Place</b>		<b>SAFE HOME CHARLOTTE</b> <b>LEADS SAFE CHARLOTTE</b>
Bid Walk: <b>01/19/17 at 11:00 am ( THURSDAY )</b>		
Bid Opening: <b>01/26/17 at 2:00 pm ( THURSDAY )</b>		
Client Name:		Contact Number:
Project Manager: James Mahon		Contact Number: 704-614-6655

**Bid Walk and Bidding Instructions:**

*All bid walks are mandatory.*

*If you are going to be late the policy is the following:*

Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at James Mahon (cell # 704-614-6655).

*Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.*

**The Bids will be opened at 600 East Trade St. immediately following the above due date and time.**

*ADDENDUM  
ITEMS  
ATTACHED*



**SAFE HOME**  
CITY OF CHARLOTTE  
NEIGHBORHOOD & BUSINESS SERVICES

**Company Acknowledgement:**

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 111 Latham Place to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

**All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:**

*Forty five thousand one hundred - 00/100* Dollars (\$ *45,100<sup>00</sup>*)  
*Written total*

Specs Dated: January 10, 2017

Number of Pages: 15 Rehab + 2 LbP SOW

Addenda # 1 Dated: January 23, 2017

Number of Pages: 14 Rehab + 2 LbP SOW

Addenda # 2 Dated:

Number of Pages:

**Project Schedule:** *Minimum Start Date - 4 weeks after Bid Due Date*

**Completion Deadline:** XXXXXXXXXXXX , 2017

**Please Print and Sign:**

Company Name/Firm:

*YESHUA'S Builders*

Authorized Representative Name:

*John T. Lyons, Sr*

Signature:

Date:

*1-26-2017*



**SAFE HOME**  
**CITY OF CHARLOTTE**  
NEIGHBORHOOD & BUSINESS SERVICES

**Requirements For Bidders**

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

- 1) Is a licensed general contractor in the State of North Carolina;
- 2) Has an Renovate, Repair & Paint Certification (<http://www2.epa.gov/lead/renovation-repair-and-painting-program>);
- 3) Is not listed on a local, state or federal debarment list;
- 4) Carries an appropriate amounts of insurance;
- 5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

- 1) Submit all requested documentation on time;
- 2) Meet the above requirements for responsibility at the time of bid submittal;
- 3) Have the capacity to meet the required schedule for the project.
- 4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

James Mahon  
Rehabilitation Specialist  
City of Charlotte  
Neighborhood and Business Services  
600 E. Trade St.  
Charlotte, NC 29202  
PH: (704) 432-2321  
Fax: (704) 336-3489

NEIGHBORHOOD & BUSINESS  
SERVICES

<http://housing.charlottenc.gov> | 600 E. Trade Street | Charlotte, NC

# Work Specification

Response Due: 1/26/2017 2:00 pm

Prepared By:  
City of Charlotte Neighborhood & Business Services  
600 E. Trade Street  
Charlotte, NC 28202  
(704) 336-7600

\* ADDENDUM SOW

## Property Details

Address: 111 Latham Place  
Charlotte, NC 28216

Owner: Darlene Cunningham

Owner Phone: Home: (704) 335-0788

Structure Type: Single Unit

Program(s): Lead Safe

Square Feet: 944

Safe Home FY 2015

Year Built: 1948

Property Value: 73700

Tax Parcel: 06902103

Census Tract:

Property Zone: Council District 2

## Repairs

### Description

Floor

Room

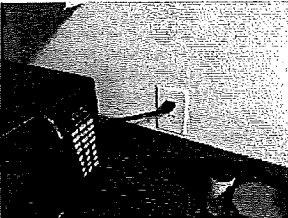
Exterior

### Replace Receptacles & Switches with Plates

KITCHEN

Exterior

Replace all receptacles, switches and cover plates throughout entire house. Use code appropriate devices. This includes any new wire required to install GFCI's in kitchen, bathrooms, laundry and exterior. This also includes any wall or ceiling damage repairs.



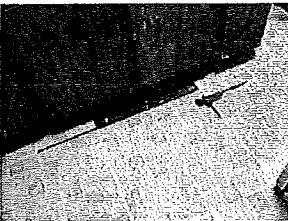
Bid Cost:  $\frac{1800^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1800^{00}}{\text{Total Cost}}$

### Floor System Repair (HEALTHY HOMES)

KITCHEN

Exterior

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.



Bid Cost:  $\frac{1800^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1800^{00}}{\text{Total Cost}}$

3600

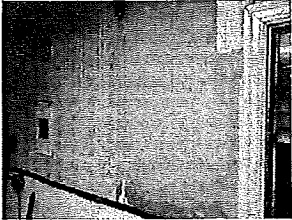
# Work Specification

## Drywall Entire Room

KITCHEN

Exterior

Remove all gypsum, paneling, lathe and plaster or miscellaneous wall coverings to expose framing. Add insulation as required by code. Glue, nail and screw new drywall. Apply tape and 3 coats of joint compound to achieve a professional finish. Wet sand ready for paint. (Also 26.0 - Plaster)



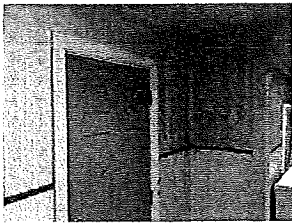
$$\text{Bid Cost: } \frac{1500^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1500^00}{\text{Total Cost}}$$

## Prep & Paint Room Semi Gloss

KITCHEN

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)



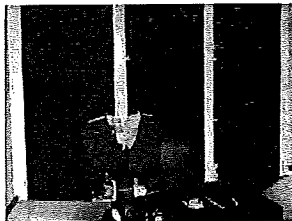
$$\text{Bid Cost: } \frac{650^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{650^00}{\text{Total Cost}}$$

## Cabinets Wall

KITCHEN

Exterior

Remove and Replace ( Install ) existing wall cabinets after new drywall installation to Code.



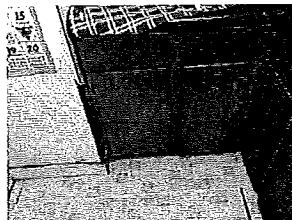
$$\text{Bid Cost: } \frac{200^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200^00}{\text{Total Cost}}$$

## Cabinets Base

KITCHEN

Exterior

Remove and Replace ( Install ) existing base cabinets after floor system repairs to code..



$$\text{Bid Cost: } \frac{300^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^00}{\text{Total Cost}}$$

2650



# Work Specification

## Counter Tops Replace

KITCHEN

Exterior

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture. (32.10)



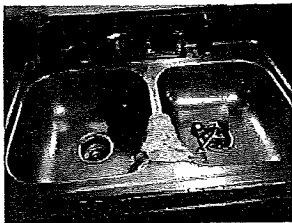
$$\text{Bid Cost: } \frac{300^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{\text{w}}}{\text{Total Cost}}$$

## Double Bowl Sink Complete

KITCHEN

Exterior

Remove and Re-Install a 18 gauge 33" x 22" x 9" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings. (34.23)



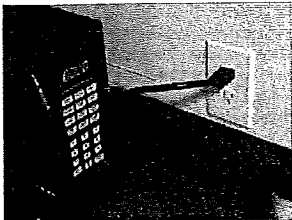
$$\text{Bid Cost: } \frac{350^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{350^{\text{w}}}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

KITCHEN

Exterior

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.



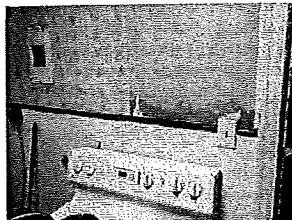
$$\text{Bid Cost: } \frac{300^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{\text{w}}}{\text{Total Cost}}$$

## Range Hood Exterior Vented

KITCHEN

Exterior

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.



$$\text{Bid Cost: } \frac{400^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400^{\text{w}}}{\text{Total Cost}}$$

1350

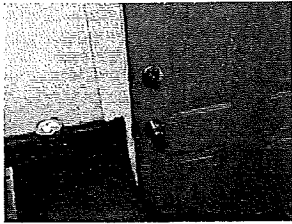
# Work Specification

## Door Hardware Exterior

KITCHEN

Exterior

Replace entry hardware. Install mortised dead bolt and lever handled door hardware keyed alike. (16.2)



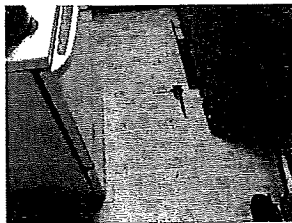
$$\text{Bid Cost: } \frac{250^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{w}}}{\text{Total Cost}}$$

## Vinyl Sheet Goods

KITCHEN

Exterior

Install vinyl sheet goods installed per manufacturer's recommendations.



$$\text{Bid Cost: } \frac{550^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{550^{\text{w}}}{\text{Total Cost}}$$

## Vinyl Sheet Goods

UTILITY

Exterior

Install vinyl sheet goods installed per manufacturer's recommendations.



$$\text{Bid Cost: } \frac{350^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{350^{\text{w}}}{\text{Total Cost}}$$

## Dryer Circuit

UTILITY

Exterior

Install 220 volt, 30 amp, surface mounted receptacle on an individual circuit. Repair all wall tear out required. (35.01)



$$\text{Bid Cost: } \frac{300^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{\text{w}}}{\text{Total Cost}}$$

1450

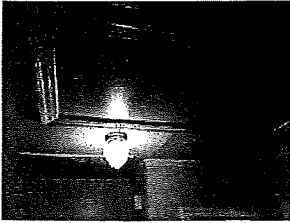
# Work Specification

## Ceiling Repair

HALL

Exterior

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.



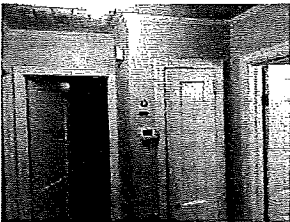
$$\text{Bid Cost: } \frac{250^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^00}{\text{Total Cost}}$$

## Prep & Paint Room Flat

HALL

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



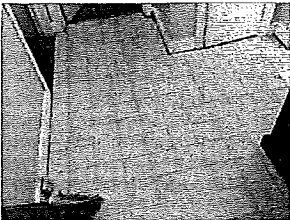
$$\text{Bid Cost: } \frac{200^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200^00}{\text{Total Cost}}$$

## Resilient Flooring

HALL

Exterior

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood 1/4 round at all perimeters to complete installation.



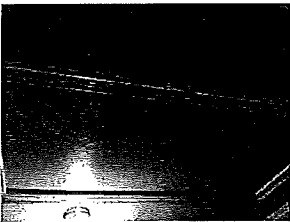
$$\text{Bid Cost: } \frac{250^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^00}{\text{Total Cost}}$$

## Folding Attic Stairs

HALL

Exterior

Replace utility folding stairway, after doubling framing at ceiling. Install casing to match trim in room. (23.2)



$$\text{Bid Cost: } \frac{350^00}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{350^00}{\text{Total Cost}}$$

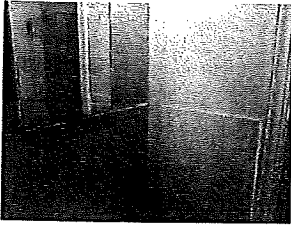
1050

# Work Specification

## Replace Receptacles & Switches with Plates

BATHROOM- Master Exterior

Replace all receptacles, switches and cover plates throughout entire house. Use code appropriate devices. This includes any new wire required to install GFCI's in kitchen, bathrooms, laundry and exterior. This also includes any wall or ceiling damage repairs.

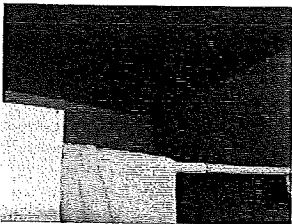


$$\text{Bid Cost: } \frac{1600^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1600^{\text{w}}}{\text{Total Cost}}$$

## Prep & Paint Room Semi Gloss

BATHROOM- Master Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)

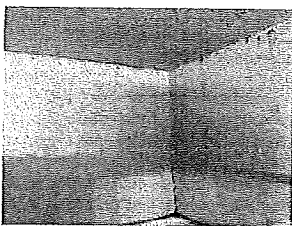


$$\text{Bid Cost: } \frac{250^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{w}}}{\text{Total Cost}}$$

## Drywall Entire Room

BATHROOM- Master Exterior

Remove all gypsum, paneling, lathe and plaster or miscellaneous wall coverings to expose framing. Add insulation as required by code. Glue, nail and screw new drywall. Apply tape and 3 coats of joint compound to achieve a professional finish. Wet sand ready for paint. (Also 26.0 - Plaster)

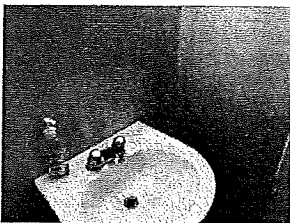


$$\text{Bid Cost: } \frac{450^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{450^{\text{w}}}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

BATHROOM- Master Exterior

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.



$$\text{Bid Cost: } \frac{250^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{w}}}{\text{Total Cost}}$$

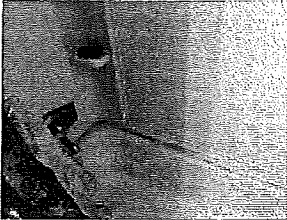
2550

# Work Specification

## Bathtub and Shower Surround 5' Fiberglass

BATHROOM- Master Exterior

Install a 5', white Swan or equivalent 3 piece, fiberglass shower surround. Caulking all seams and penetrations. Include new single handled tub/ shower diverter valve and drain. (34.29)



$$\text{Bid Cost: } \frac{900^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{900^{\text{00}}}{\text{Total Cost}}$$

## Bath Exhaust Fan Replace

BATHROOM- Master Exterior

Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out. (36.25)

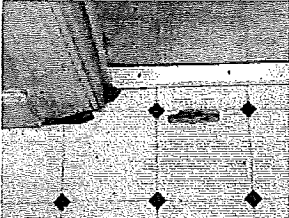


$$\text{Bid Cost: } \frac{250^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{00}}}{\text{Total Cost}}$$

## Vinyl Sheet Goods

BATHROOM- Master Exterior

Install vinyl sheet goods installed per manufacturer's recommendations.

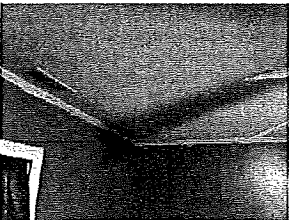


$$\text{Bid Cost: } \frac{250^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{00}}}{\text{Total Cost}}$$

## Ceiling Replace

Bedroom - Master Exterior

Remove existing ceiling covering, replace any deteriorated framing. Install 1/2 drywall to code. Tape. Add 3 coats of compound and sand smooth.



$$\text{Bid Cost: } \frac{300^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{\text{00}}}{\text{Total Cost}}$$

1750

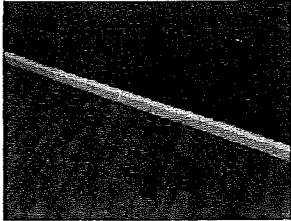
# Work Specification

## Quarter Round Molding

Bedroom - Master

Exterior

Install 3/4" quarter round molding nailed 16" on center to create the tightest possible seal between the baseboard and finished flooring. Stain new molding to match hardwood floors. Two coats of oil based polyurethane varnish.



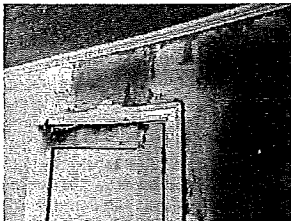
$$\text{Bid Cost: } \frac{100^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{100^{\text{00}}}{\text{Total Cost}}$$

## Wallpaper Removal

BEDROOM -2

Exterior

Remove existing wallpaper to a clean wall surface ready for primer and paint. Include a thin skim coating of lightweight joint compound sanded and smoothed if needed.



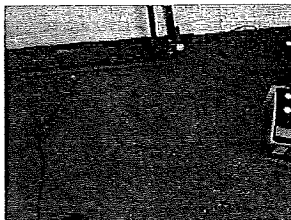
$$\text{Bid Cost: } \frac{250^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{00}}}{\text{Total Cost}}$$

## Carpet & Pad

BEDROOM -2

Exterior

Contractor to move furniture as required to complete carpet installation and return furniture. Remove existing carpet, pad, tack strips and metal edge strips to a code legal dump. Install 28oz or better low VOC carpet over 6 lb. rebond pad including new tack strips and metal edging. Owner's choice of color and style.



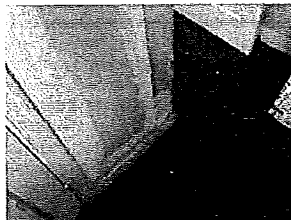
$$\text{Bid Cost: } \frac{850^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{850^{\text{00}}}{\text{Total Cost}}$$

## Floor System Repair ( HEALTHY HOMES )

BEDROOM -2

Exterior

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.



$$\text{Bid Cost: } \frac{900^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{900^{\text{00}}}{\text{Total Cost}}$$

2100

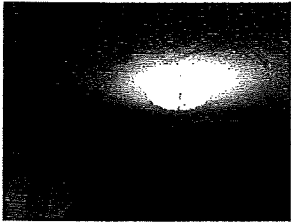
# Work Specification

## Celling Fan with Light Kit

BEDROOM -2

Exterior

Install a 52" 3 speed flush mounted ceiling fan with a minimum two bulb UL approved, CFL or LED light fixture with shade and lamps. Include ceiling fan mounting box. (35.10)



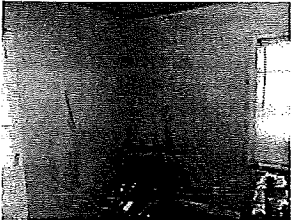
$$\text{Bid Cost: } \frac{275^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275^{\text{00}}}{\text{Total Cost}}$$

## Prep & Paint Room Flat

BEDROOM -2

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



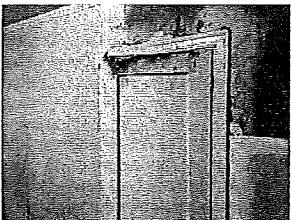
$$\text{Bid Cost: } \frac{600^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{600^{\text{00}}}{\text{Total Cost}}$$

## Interior Prehung Door

BEDROOM -2

Exterior

Install a 1- 3/8" prehung, door including casing both sides and lockset. Match existing style and finish.



$$\text{Bid Cost: } \frac{250^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{00}}}{\text{Total Cost}}$$

## Interior Slab Door

BEDROOM -2

Exterior

Install a slab door to existing jamb, mortice in hinges and latch. Hole saw for the hardware. Include new hardware. Locking for bedrooms and bathroom, passage for all others. Match existing style and finish. (16.8)



$$\text{Bid Cost: } \frac{150^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150^{\text{00}}}{\text{Total Cost}}$$

1275

# Work Specification

## Wall Finish Repair

LIVING ROOM

Exterior

Repair wall finish. Patch drywall or plaster holes in wall greater than one inch. All others use an adhesive mesh and mud over the mesh with the appropriate material. Wet sand smooth. ( Also 26.0 - Plaster)



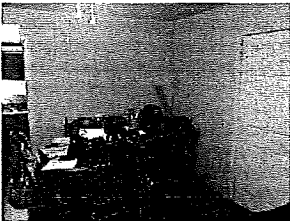
$$\text{Bid Cost: } \frac{100^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{100^{\text{w}}}{\text{Total Cost}}$$

## Prep & Paint Room Flat

LIVING ROOM

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



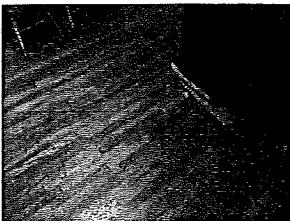
$$\text{Bid Cost: } \frac{2750}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{2750}{\text{Total Cost}}$$

## Wood Floor Refinish

LIVING ROOM

Exterior

Remove any tack strips, shoe or 1/4 round moldings. Replace any deteriorated planks. Drum and edge sand all floor surfaces. Fill all nail holes and minor voids. Vacuum and tack rag room. Apply a sealer for soft woods, apply owner's selection of stain and two coats of oil based polyurethane varnish. Include all moving of furniture. (30.12)



$$\text{Bid Cost: } \frac{850^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{850^{\text{w}}}{\text{Total Cost}}$$

## Doorbell System

GENERAL REQUIREMENTS

Install a doorbell system containing a low voltage transformer, power connection, buzzer and front door button. (35.11)



$$\text{Bid Cost: } \frac{250^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{w}}}{\text{Total Cost}}$$

1475



# Work Specification

## Permits Required

### GENERAL REQUIREMENTS Exterior

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

$$\text{Bid Cost: } \frac{400^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400^{\text{w}}}{\text{Total Cost}}$$

## Dumpster

### GENERAL REQUIREMENTS Exterior

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

$$\text{Bid Cost: } \frac{400^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400^{\text{w}}}{\text{Total Cost}}$$

## Portable Toilet

### GENERAL REQUIREMENTS Exterior

Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{350^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{350^{\text{w}}}{\text{Total Cost}}$$

## Exterminate Roaches

### GENERAL REQUIREMENTS Exterior

Exterminate for insects. Include a one year warranty. All extermination shall be performed by a licensed contractor. (7.3)

$$\text{Bid Cost: } \frac{1200^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200^{\text{w}}}{\text{Total Cost}}$$

## Smoke Detector Hard Wired

### GENERAL REQUIREMENTS Exterior

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

$$\text{Bid Cost: } \frac{750^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{750^{\text{w}}}{\text{Total Cost}}$$

## Combination CO/Smoke Detector Hard Wired

### GENERAL REQUIREMENTS Exterior

Install a hard wired combination carbon monoxide and smoke detector with battery back up.

$$\text{Bid Cost: } \frac{250^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{w}}}{\text{Total Cost}}$$

## Attic Insulation Increase to R-38

### GENERAL REQUIREMENTS Exterior

Increase attic insulation to R-38, contractor to attach verification to rafter at attic access, easily seen. Include ventilation baffles to code.

$$\text{Bid Cost: } \frac{1500^{\text{w}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1500^{\text{w}}}{\text{Total Cost}}$$

1650

# Work Specification

## Gas Pack

## GENERAL REQUIREMENTS Exterior

Install combination AC/furnace unit, minimum 14 SEER design per manual J and Manual D for this home.

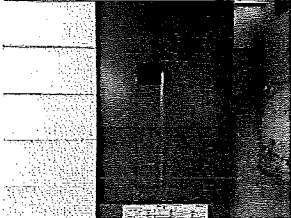
$$\text{Bid Cost: } 6850^{\text{00}} \times 1 = 6850^{\text{00}}$$

Base	Quantity	Total Cost
6850 <sup>00</sup>	1	6850 <sup>00</sup>

## Electric Service 200 AMP

## GENERAL REQUIREMENTS Exterior

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, ground rods and cable. Include replacement of all sub-panels. Caulk exterior service penetration. (35.2)



$$\text{Bid Cost: } 1800^{\text{00}} \times 1 = 1800^{\text{00}}$$

Base	Quantity	Total Cost
1800 <sup>00</sup>	1	1800 <sup>00</sup>

## Electrical Conduit

## GENERAL REQUIREMENTS Exterior

Install UL approved conduit to code. Use proper fittings and connectors.



$$\text{Bid Cost: } 250^{\text{00}} \times 1 = 250^{\text{00}}$$

Base	Quantity	Total Cost
250 <sup>00</sup>	1	250 <sup>00</sup>

## Drain/Waste/Vent 1 Bath Hse

## GENERAL REQUIREMENTS Exterior

Remove all drain, waste and wet vent lined to code legal dump. Install schedule 40 PVC to service one 3-piece bath,kitchen and laundry area from the roof vent pipe(s) through the foundation wall to include a main clean out outside to code

$$\text{Bid Cost: } 3500^{\text{00}} \times 1 = 3500^{\text{00}}$$

Base	Quantity	Total Cost
3500 <sup>00</sup>	1	3500 <sup>00</sup>

## Prehung Metal Entrance Door

## GENERAL REQUIREMENTS Exterior

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. this installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.

$$\text{Bid Cost: } 450^{\text{00}} \times 1 = 450^{\text{00}}$$

Base	Quantity	Total Cost
450 <sup>00</sup>	1	450 <sup>00</sup>

# Work Specification

## Insulate Floor R-19

FOUNDATION/CRAWL SPACE

Install R-19 Kraft faced batt fiberglass insulation to floor where missing. Vapor barrier must face heated space. Use strong wire, "tiger teeth" or mesh to hold insulation in place. (24.3)

$$\text{Bid Cost: } \frac{1600^{\text{a}} \times 1}{\text{Base} \quad \text{Quantity}} = 1600^{\text{a}} \quad \text{Total Cost}$$

## Vapor Barrier

FOUNDATION/CRAWL SPACE

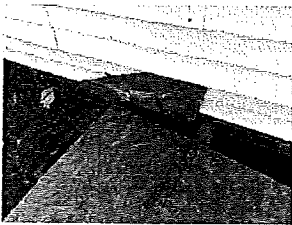
Lay 6 mil poly vapor barrier on ground in crawl space and 6" up foundation walls. Overlap seams by 2' and secure with duct tape. (6.6)

$$\text{Bid Cost: } \frac{600^{\text{a}} \times 1}{\text{Base} \quad \text{Quantity}} = 600^{\text{a}} \quad \text{Total Cost}$$

## Crawl Space Access Door

FOUNDATION/CRAWL SPACE

Install a 3/4" pressure treated plywood access door in a 2" x 4" pressure treated frame. Provide galvanized iron hinges and hasp. (6.1)

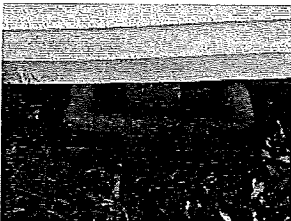


$$\text{Bid Cost: } \frac{200^{\text{a}} \times 1}{\text{Base} \quad \text{Quantity}} = 200^{\text{a}} \quad \text{Total Cost}$$

## Foundation Vent Screen

FOUNDATION/CRAWL SPACE

Replace foundation vent housing with heavy duty galvanized steel screening. (3.2)



$$\text{Bid Cost: } \frac{400^{\text{a}} \times 1}{\text{Base} \quad \text{Quantity}} = 400^{\text{a}} \quad \text{Total Cost}$$

## Tear Off & Reroof Shingles

EXTERIOR

Exterior

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories. (13.3)



$$\text{Bid Cost: } \frac{2950^{\text{a}} \times 1}{\text{Base} \quad \text{Quantity}} = 2950^{\text{a}} \quad \text{Total Cost}$$

5750

# Work Specification

## Vinyl Siding

EXTERIOR

Exterior

Replace all deteriorated exterior building components. Wrap home with Tyvek vapor/ infiltration barrier. Install vinyl clapboard siding including corners, door and window trim to complete installation. Owner's choice of siding color, exposure, and texture with 50 year warranty. (11.4)



$$\text{Bid Cost: } \frac{2500^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{2500^{\text{00}}}{\text{Total Cost}}$$

## Downspouts

EXTERIOR

Exterior

Clean out all gutters .  
Repair downspouts, add elbows to bottoms.

$$\text{Bid Cost: } \frac{100^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{100^{\text{00}}}{\text{Total Cost}}$$

## Exterior Handrails

EXTERIOR

Exterior

Remove existing handrails. Dispose of properly. Re-install handrails to current building code- specified metal or treated lumber. Size & dimensions to code.



$$\text{Bid Cost: } \frac{650^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{650^{\text{00}}}{\text{Total Cost}}$$

## Certification

Contractor Name:

Yeshua's Builders

Total Cost:

45,100<sup>00</sup>

Signature:

[Signature]

Date:

1-26-2016

LEAD ABATEMENT SCOPE OF WORK

& INSTRUCTIONS TO BIDDERS

Address 111 LATHAM PLACE

Complete the following scope of work:

Item #	Feature	Method	Number	Cost P	COST
1	Windows	Remove all existing windows. Install new Low E Vinyl clad windows to Code. Trim out all windows in Coil metal stock-Vinyl clad.	10		\$0
2	Window Sills and Wells	Remove and Replace window sash and well in room #1 A-1 and A-2..	2		\$0
3	Clean all interior rooms	Clean all floors of LbP dust and Debris	8		\$0
4	0	0	1		\$0
5	0	0	1		\$0
6	0	0	1		\$0
7	0	0	1		\$0
8	0	0	1		\$0
9	0	0	1		\$0
10	Waste Disposal	0	1		\$0
			total		\$0

Contractors may submit an occupant protection plan on the form provided.

1 Contact Jim Roy if an additional form is needed. Phone 704-968-4111.

Complete all interior work in a unit in a single day.

2 Allow for replacement of 50 board feet of rotted wood.

3 Unless otherwise noted any window or door removal and replacement

4 includes frame and trim on both sides.

In lieu of complete removal, window frames may be enclosed with vinyl on

5 exterior in accordance with all project manual requirements

6 Contact Jim Roy to conduct inspections prior to repainting or other putback and after vinyl siding installation.

Windows being placed in a bathroom need to be tempered glass.

*Jasper Environ.  
Services, Inc  
\$ 6995w*

Total Bid

Acknowledgement of Adden

0

Addendum#	Date

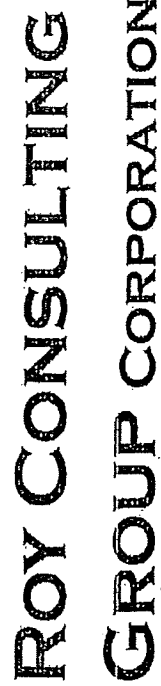
The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:

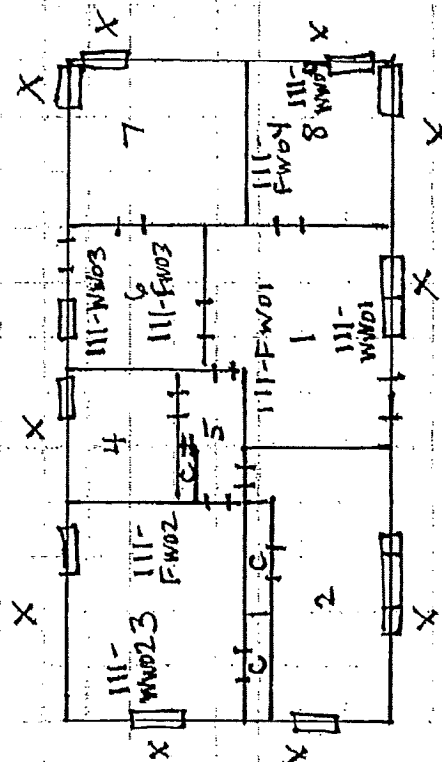
Address:

Phone:



*Providing integrated environmental and geotechnical solutions.*

Charlotte, NC 28216



**B SIDE**

# DECIS

Legend

$$\boxed{\phantom{0}} = \text{Window}$$

Door  
=

X = Soil Sample Location

W  
C  
H  
C

**NOT TO SCALE**



*File.*

**SAFE HOME**  
CITY OF CHARLOTTE  
NEIGHBORHOOD & BUSINESS SERVICES

## Invitation to Bid

### Documents included in Package:

- 1) Instruction to Bidders
- 2) Specs by Location/Trade (Scope of Work)
- 3) Subcontractor Certifications (if applicable)
- 4) Floor Plan / Site Drawing (if applicable)

*ADDENDUM  
ITEMS  
ATTACHED!*

### Bid Walk & Bid Opening:

Project Address:	<b>2600 Quentin ( LaSalle )</b>	<b>SAFE HOME CHARLOTTE</b>
		<b>LEADSAFE CHARLOTTE</b>
Bid Walk:	<b>01/19/17 at 10:00 am ( THURSDAY )</b>	
Bid Opening:	<b>01/26/17 at 2:00 pm ( THURSDAY )</b>	
Client Name:		Contact Number:
Project Manager: James Mahon		Contact Number: 704-614-6655

### Bid Walk and Bidding Instructions:

*All bid walks are mandatory.*

*If you are going to be late the policy is the following:*

Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at James Mahon (cell # 704-614-6655).

*Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.*

**The Bids will be opened at 600 East Trade St. immediately following the above due date and time.**



**SAFE HOME**  
**CITY OF CHARLOTTE**  
NEIGHBORHOOD & BUSINESS SERVICES

**Company Acknowledgement:**

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 2600 Quentin ( LaSalle) to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

**All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:**

*Thirty nine thousand five hundred and three* Dollars (\$39503<sup>00</sup>)  
Written total

Specs Dated: January 10, 2017 Number of Pages: 10 Rehab + 2 LbP SOW

Addenda # 1 Dated: January 23, 2017 Number of Pages: 12 + 2 LbP SOW

Addenda # 2 Dated: Number of Pages:

**Project Schedule:** Minimum Start Date - 4 weeks after Bid Due Date

**Completion Deadline:** XXXXXXXXXXXX , 2017

**Please Print and Sign:**

Company Name/Firm:

Authorized Representative Name:

Signature:

Date:

*VESTAL'S Builders*  
*Spencer Lyons Jr*  
*[Signature]* *1-26-2017*





**SAFE HOME**  
**CITY OF CHARLOTTE**  
NEIGHBORHOOD & BUSINESS SERVICES

**Requirements For Bidders**

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

- 1) Is a licensed general contractor in the State of North Carolina;
- 2) Has an Renovate, Repair & Paint Certification (<http://www2.epa.gov/lead/renovation-repair-and-painting-program>);
- 3) Is not listed on a local, state or federal debarment list;
- 4) Carries an appropriate amounts of insurance;
- 5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

- 1) Submit all requested documentation on time;
- 2) Meet the above requirements for responsibility at the time of bid submittal;
- 3) Have the capacity to meet the required schedule for the project.
- 4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

James Mahon  
Rehabilitation Specialist  
City of Charlotte  
Neighborhood and Business Services  
600 E. Trade St.  
Charlotte, NC 29202  
PH: (704) 432-2321  
Fax: (704) 336-3489

NEIGHBORHOOD & BUSINESS  
SERVICES

<http://housing.charlottenc.gov> | 600 E. Trade Street | Charlotte, NC

# Work Specification

Response Due: 1/26/2017 2:00 pm

Prepared By:  
City of Charlotte Neighborhood & Business Services  
600 E. Trade Street  
Charlotte, NC 28202  
(704) 336-7600

*\*ADDENDUM SOW*

## Property Details

Address:	2600 Quentin St Charlotte, NC 28216	Owner:	Aileen Morrison
Structure Type:	Single Unit	Owner Phone:	(704) 421-4849
Square Feet:	1459	Program(s):	Lead Safe Safe Home FY 2016 Tested- HAS LEAD
Year Built:	1955		
Property Value:	42900		
Tax Parcel:	06912336		
Census Tract:			
Property Zone:	Council District 2		

## Repairs

### Description

#### Single Family Rehabilitation

Floor   Room   Exterior

Bid Cost:

*Base*

*Quantity*

*Total Cost*

#### Prep & Paint Room Semi Gloss

#### KITCHEN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27) \* Ceiling Only\*

Bid Cost:

*Base*

*Quantity*

*Total Cost*

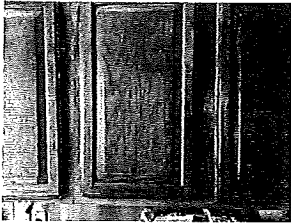
*550* ✓

# Work Specification

## Cabinets Wall

## KITCHEN

Repair wall cabinets to code. Cabinets are to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.  
Repair all hardware and door closures. Clean.

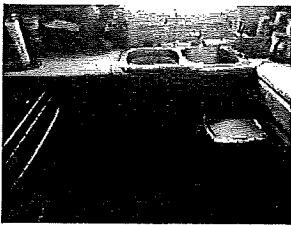


$$\text{Bid Cost: } \frac{500 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{500}{\text{Total Cost}}$$

## Cabinets Base

## KITCHEN

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

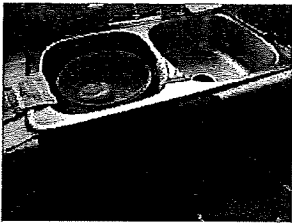


$$\text{Bid Cost: } \frac{1500 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{1500}{\text{Total Cost}}$$

## Counter Tops Replace

## KITCHEN

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture. (32.10)

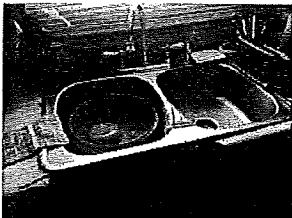


$$\text{Bid Cost: } \frac{450 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{450}{\text{Total Cost}}$$

## Double Bowl Sink Complete

## KITCHEN

Install a 18 gauge 33" x 22" x 9" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip-free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings. (34.23)



$$\text{Bid Cost: } \frac{650 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{650}{\text{Total Cost}}$$

31000 ✓

# Work Specification

## GFCI Receptacle 20 AMP

### KITCHEN

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.



$$\text{Bid Cost: } \frac{250 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{250}{\text{Total Cost}}$$

## Light Fixture Replace

### KITCHEN

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.

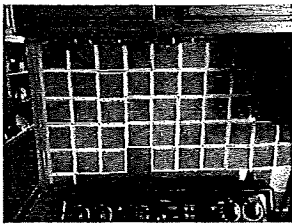


$$\text{Bid Cost: } \frac{125 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{125}{\text{Total Cost}}$$

## Range Hood Exterior Vented

### KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.



$$\text{Bid Cost: } \frac{450 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{450}{\text{Total Cost}}$$

## Resilient Flooring

### KITCHEN

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood 1/4 round at all perimeters to complete installation.



$$\text{Bid Cost: } \frac{850 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{850}{\text{Total Cost}}$$

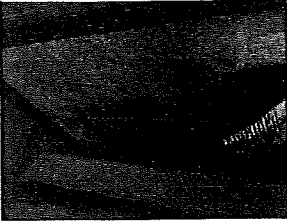
167500

# Work Specification

## Laundry Washer Connection Box

### KITCHEN

Install PVC vent pipe through the roof, laundry connection box with hot and cold hose bibbs, and 20 amp outlet on a separate circuit to service a washing machine. (34.19)



$$\text{Bid Cost: } \frac{450}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{450}{\text{Total Cost}}$$

## Permits Required

### GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

$$\text{Bid Cost: } \frac{400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400}{\text{Total Cost}}$$

## Dumpster

### GENERAL REQUIREMENTS

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

$$\text{Bid Cost: } \frac{300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300}{\text{Total Cost}}$$

## Portable Toilet

### GENERAL REQUIREMENTS

Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300}{\text{Total Cost}}$$

## Exterminate Roaches

### GENERAL REQUIREMENTS

Exterminate for insects. Include a one year warranty. All extermination shall be performed by a licensed contractor. (7.3)

$$\text{Bid Cost: } \frac{500}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{500}{\text{Total Cost}}$$

## Exterminate Termites

### GENERAL REQUIREMENTS

Exterminate for termites. Drill and patch foundation and pavement where necessary. Exterminator must be licensed and provide a 1 year guarantee with an optional yearly renewable warranty for the homeowner. (07.01)

$$\text{Bid Cost: } \frac{1200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200}{\text{Total Cost}}$$

# Work Specification

## Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

$$\text{Bid Cost: } \frac{900}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{900}{\text{Total Cost}}$$

## Combination CO2/Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install a hard wired combination carbon monoxide and smoke detector with battery back up. (35.09)

$$\text{Bid Cost: } \frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$$

## Attic Insulation Increase to R-38

### GENERAL REQUIREMENTS

Increase attic insulation to R-38, contractor to attach verification to rafter at attic access, easily seen. Include ventilation baffles to code.

$$\text{Bid Cost: } \frac{1600}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1600}{\text{Total Cost}}$$

## Gas Pack

### GENERAL REQUIREMENTS

Install combination AC/furnace unit, minimum 14 SEER design per manual J and Manual D for this home.

$$\text{Bid Cost: } \frac{5700}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{5700}{\text{Total Cost}}$$

## Water Heater 40 Gallon Electric

### GENERAL REQUIREMENTS

Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.



$$\text{Bid Cost: } \frac{650}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{650}{\text{Total Cost}}$$

9100<sup>00</sup>

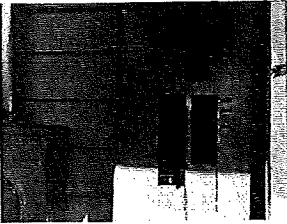
# Work Specification

## SPECIAL ELECTRIC

## GENERAL REQUIREMENTS

an allowance to complete the scope of work, including all labor, materials, overhead, taxes, and subcontractor's general requirements.

New Service panel installed 2014 on Exterior. Check grounding, all breaker for capacity and Label correctly.



Bid Cost: 1200 x 1 = 1200  
Base Quantity Total Cost

## Rafters, Fascia ,Soffit and Gable Ends

Wrap all components in Coil metal stock to LbP Requirements.

\* Lead Based Paint components.\*

## GENERAL REQUIREMENTS

Bid Cost: Lead x X = 3,1  
Base Quantity Total Cost

## Drain/Waste/Vent 1 Bath Hse

Remove all drain, waste and wet vent lined to code legal dump. Install schedule 40 PVC to service one 3-piece bath,kitchen and laundry area from the roof vent pipe(s) through the foundation wall to include a main clean out outside to code

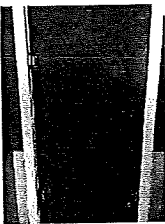
## GENERAL REQUIREMENTS

Bid Cost: 2800 x 1 = 2800  
Base Quantity Total Cost

## Interior Prehung Door

## BATHROOM- Master

Install a 1- 3/8" prehung, door including casing both sides and lockset. Match existing style and finish.



Bid Cost: 275 x 1 = 275  
Base Quantity Total Cost

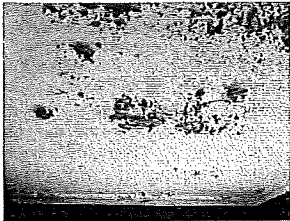
4275<sup>00</sup>  
✓

# Work Specification

## Prep & Paint Room Semi Gloss

### BATHROOM- Master

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)

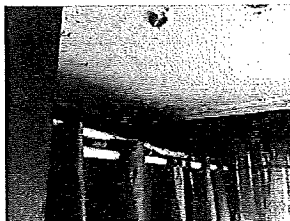


$$\text{Bid Cost: } \frac{500 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{500}{\text{Total Cost}}$$

## Drywall Entire Room

### BATHROOM- Master

Remove all gypsum, paneling, lathe and plaster or miscellaneous wall coverings to expose framing. Add insulation as required by code. Glue, nail and screw new drywall. Apply tape and 3 coats of joint compound to achieve a professional finish. Wet sand ready for paint. (Also 26.0 - Plaster)

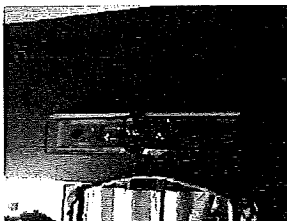


$$\text{Bid Cost: } \frac{1800 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{1800}{\text{Total Cost}}$$

## Light Fixture Replace

### BATHROOM- Master

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.



$$\text{Bid Cost: } \frac{125 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{125}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

### BATHROOM- Master

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

$$\text{Bid Cost: } \frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$$

272500

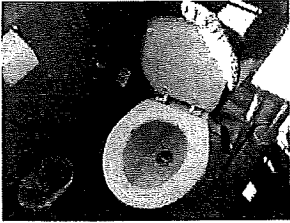


# Work Specification

## Commode Replace 1.6 GPF

### BATHROOM- Master

Install a 2 piece, close coupled, white, vitreous china, commode with a maximum water usage per flush of 1.6 Gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

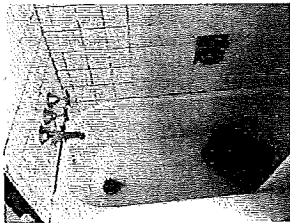


$$\text{Bid Cost: } \frac{300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300}{\text{Total Cost}}$$

## Bathtub and Shower Surround 5' Fiberglass

### BATHROOM- Master

Install a 5', white Swan or equivalent 3 piece, fiberglass shower surround. Caulking all seams and penetrations. Include new single handled tub/ shower diverter valve and drain. (34.29)

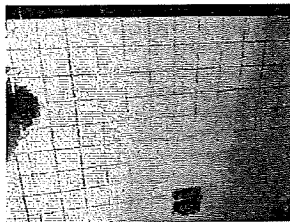


$$\text{Bid Cost: } \frac{1500}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1500}{\text{Total Cost}}$$

## Addended-Floor Tile Repair

### BATHROOM- Master

Remove all floor and wall tiles . Dispose of properly.  
Tile Shower walls to code.  
Tile floor to code.



$$\text{Bid Cost: } \frac{2000}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{2000}{\text{Total Cost}}$$

## Vanity/ Counter Top/ Sink/ Mirror Replace Complete

### BATHROOM- Master

Install new vanity cabinet complete with counter top of laminate with vitreous china sink or marble-lite top with preformed sink. Include single handled metal faucet with drain and pop-up , P- trap, supply lines, full port ball type shut-off valves & escutcheon plates.



$$\text{Bid Cost: } \frac{500}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{500}{\text{Total Cost}}$$

4300.00

# Work Specification

## Bath Mirror

### BATHROOM- Master

Install mirror sized at the width of vanity by 36" high. Use adhesive manufactured for this purpose and apply to sound backing.



$$\text{Bid Cost: } \frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$$

## Bath Exhaust Fan Replace

### BATHROOM- Master

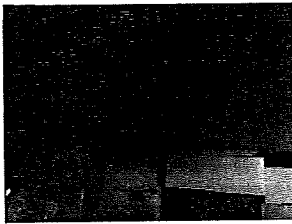
Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out. (36.25)

$$\text{Bid Cost: } \frac{300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300}{\text{Total Cost}}$$

## Ceiling Repair

### Bedroom - Master

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.



$$\text{Bid Cost: } \frac{200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200}{\text{Total Cost}}$$

## Ceiling Replace

### Bedroom - Master

Remove existing ceiling covering, replace any deteriorated framing. Install 1/2 drywall to code. Tape. Add 3 coats of compound and sand smooth.



$$\text{Bid Cost: } \frac{600}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{600}{\text{Total Cost}}$$

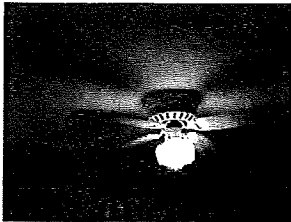
135000

# Work Specification

## Ceiling Fan with Light Kit

Bedroom - Master

Install a 52" 3 speed flush mounted ceiling fan with a minimum two bulb UL approved, CFL or LED light fixture with shade and lamps. Include ceiling fan mounting box. (35.10)



$$\text{Bid Cost: } \frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$$

## Tear Off & Reroof Shingles

EXTERIOR

Exterior

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories. (13.3)

$$\text{Bid Cost: } \frac{4600}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{4600}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

EXTERIOR

Exterior

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

$$\text{Bid Cost: } \frac{275}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275}{\text{Total Cost}}$$

## Light Fixture Exterior

EXTERIOR

Exterior

Replace or install a UL approved, LED light fixture.

$$\text{Bid Cost: } \frac{150}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150}{\text{Total Cost}}$$

## Ceiling Repair

UTILITY

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.

$$\text{Bid Cost: } \frac{200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200}{\text{Total Cost}}$$

5475<sup>00</sup>

# Work Specification

## Prep & Paint Room Semi Gloss

### UTILITY

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)

$$\text{Bid Cost: } \frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$$

## Light Fixture Replace

### UTILITY

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.

$$\text{Bid Cost: } \frac{275}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

### UTILITY

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

$$\text{Bid Cost: } \frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$$

## Dryer Circuit

### UTILITY

Install 220 volt, 30 amp, surface mounted receptacle on an individual circuit. Repair all wall tear out required. (35.01)

$$\text{Bid Cost: } \frac{300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300}{\text{Total Cost}}$$

## Dryer Vent

### UTILITY

Install 4" rigid aluminum vent tubing from the specified dryer location to a 4" wall mounted dryer vent hood with a back flow preventer and NO screening. Fasteners shall not protrude into the interior of the exhaust duct. Seal all seams in the system with duct mastic or aluminum foil tape, not duct tape. Secure duct and hood to framing. (34.20)

$$\text{Bid Cost: } \frac{200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200}{\text{Total Cost}}$$

## Addended-Replace/Install Duct Work System

### attic -overhead

Replace all ductwork and supply mixing box plenum. Ensure system is properly supported from ground (supply, return, and flex.) Ductwork shall be R-8 and mastic sealed.

$$\text{Bid Cost: } \frac{1900}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1900}{\text{Total Cost}}$$

## Addended-Folding Attic Stairs

### Attic

Replace utility folding stairway, after doubling framing at ceiling. Install casing to match trim in room.

$$\text{Bid Cost: } \frac{450}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{450}{\text{Total Cost}}$$

362500 ✓

# Work Specification

Addended-Drywall Entire Room

Utility Room( Hot Water Heater)

Remove all gypsum, paneling, lathe and plaster or miscellaneous wall coverings to expose framing. Add insulation as required by code. Glue, nail and screw new drywall. Apply tape and 3 coats of joint compound to achieve a professional finish. Wet sand ready for paint. (Also 26.0 - Plaster)

Bid Cost:	<u>300</u> <del>400</del>	X	<u>1</u>	=	<u>300</u>
	Base		Quantity		Total Cost

## Certification

Contractor Name:

Yeshua's Builders

Total Cost:

39503<sup>00</sup>

Signature:

[Signature]

Date:

1-26-2017

300<sup>00</sup> ✓

LEAD ABATEMENT SCOPE OF WORK  
& INSTRUCTIONS TO BIDDERS

2600 Quentin Street

Complete the following scope of work:

Item #	Feature	Method	Number	Cost P.	COST
1	Soffit /Boxing	Enclose all exterior soffit and boxing in coil metal stock and vinyl.	1		\$0
2		0	0	1	\$0
3		0	0	1	\$0
4		0	0	1	\$0
5		0	0	1	\$0
6		0	0	1	\$0
7		0	0	1	\$0
8		0	0	1	\$0
9		0	0	1	\$0
10	Waste Disposal		0	1	\$0
total					\$0

Contractors may submit an occupant protection plan on the form provided.

1 Contact Jim Roy if an additional form is needed. Phone 704-968-4111.

Complete all interior work in a unit in a single day.

2 Allow for replacement of 50 board feet of rotted wood.

3 Unless otherwise noted any window or door removal and replacement

4 includes frame and trim on both sides.

In lieu of complete removal, window frames may be enclosed with vinyl on

5 exterior in accordance with all project manual requirements

6 Contact Jim Roy to conduct inspections prior to repainting or other putback and after vinyl siding installation.

Windows being placed in a bathroom need to be tempered glass.

*Jasper Environmental Services, Inc.*  
3,950.00 ✓

Total Bid

Acknowledgement of Adden

0

Addendum#	Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:

Address:

Phone:

*Da*



JOB NO. \_\_\_\_\_

SHEET NO. \_\_\_\_\_

DATE 2/26/16

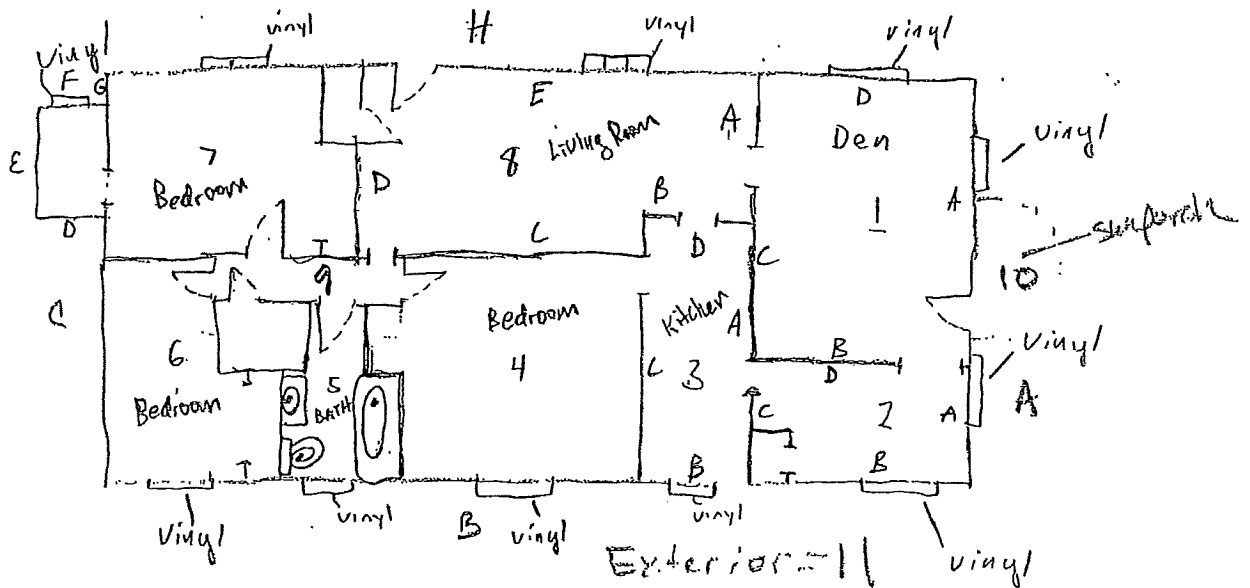
JOB NAME 2600 Lasalle St

Charlotte, NC

COMPUTED BY Josh Garrison

SUBJECT City of Charlotte

CHECKED BY Tom Gardner





**SAFE HOME**  
CITY OF CHARLOTTE  
NEIGHBORHOOD & BUSINESS SERVICES

## Invitation to Bid

**Documents included in Package:**

- 1) Instruction to Bidders
- 2) Specs by Location/Trade (Scope of Work)
- 3) Subcontractor Certifications (if applicable)
- 4) Floor Plan / Site Drawing (if applicable)

**Bid Walk & Bid Opening:**

Project Address: <b>104 South Gardner Avenue</b>		<b>SAFE HOME CHARLOTTE</b>
		<b>LEADS SAFE CHARLOTTE</b>
Bid Walk: <b>01/19/17 at 9:00 am ( THURSDAY )</b>		
Bid Opening: <b>01/26/17 at 2:00 pm ( THURSDAY )</b>		
Client Name:		Contact Number:
Project Manager: James Mahon		Contact Number: 704-614-6655

**Bid Walk and Bidding Instructions:**

*All bid walks are mandatory.*

*If you are going to be late the policy is the following:*

Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at James Mahon (cell # 704-614-6655).

*Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.*

**The Bids will be opened at 600 East Trade St. immediately following the above due date and time.**

*\*ADDENDUM  
ITEMS  
ATTACHED  
JMM*





**SAFE HOME**  
**CITY OF CHARLOTTE**  
NEIGHBORHOOD & BUSINESS SERVICES

**Company Acknowledgement:**

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 104 S. Gardner Place to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

**All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:**

*Thirty nine thousand eight hundred ninety five and 00/100* Dollars (\$39,895<sup>00</sup>)  
Written total

Specs Dated: January 10, 2017

Number of Pages: 12 Rehab & 2 LbP SOW

Addenda # 1 Dated: January 23, 2017

Number of Pages: 12 Rehab & 2 LbP SOW

Addenda # 2 Dated:

Number of Pages:

**Project Schedule:** *Minimum Start Date - 4 weeks after Bid Due Date*

**Completion Deadline:** XXXXXXXXXXXX , 2017

**Please Print and Sign:**

Company Name/Firm:

*YESHUA'S Builders*

Authorized Representative Name:

*John D. Lyons, Sr.*

Signature:

*[Signature]*

Date:

*1-26-2017*



**SAFE HOME**  
**CITY OF CHARLOTTE**  
NEIGHBORHOOD & BUSINESS SERVICES

**Requirements For Bidders**

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

- 1) Is a licensed general contractor in the State of North Carolina;
- 2) Has an Renovate, Repair & Paint Certification (<http://www2.epa.gov/lead/renovation-repair-and-painting-program>);
- 3) Is not listed on a local, state or federal debarment list;
- 4) Carries an appropriate amounts of insurance;
- 5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

- 1) Submit all requested documentation on time;
- 2) Meet the above requirements for responsibility at the time of bid submittal;
- 3) Have the capacity to meet the required schedule for the project.
- 4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

James Mahon  
Rehabilitation Specialist  
City of Charlotte  
Neighborhood and Business Services  
600 E. Trade St.  
Charlotte, NC 29202  
PH: (704) 432-2321  
Fax: (704) 336-3489

NEIGHBORHOOD & BUSINESS  
SERVICES

<http://housing.charlottenc.gov> | 600 E. Trade Street | Charlotte, NC

# Work Specification

Response Due: 1/26/2017 2:00 pm

Prepared By:  
City of Charlotte Neighborhood & Business Services  
600 E. Trade Street  
Charlotte, NC 28202  
(704) 336-7600

\*ADDENDUM SOW

## Property Details

Address: 104 South Gardner Ave  
Charlotte, NC 28208

Owner: Corine Cureton

Owner Phone: Home: (704) 375-7813

Structure Type: Single Unit

Program(s): Safe Home FY 2015

Square Feet: 800

Year Built: 1947

Property Value: 66600

Tax Parcel: 06902418

Census Tract:

Property Zone: Council District 2

## Repairs

### Description

Floor

Room

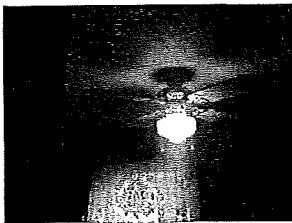
Exterior

### Ceiling Fan with Light Kit

KITCHEN

Exterior

Install a 52" 3 speed flush mounted ceiling fan with a minimum two bulb UL approved, CFL or LED light fixture with shade and lamps. Include ceiling fan mounting box. (35.10)



Bid Cost:  $\frac{250^00 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{250^00}{\text{Total Cost}}$

### Floor System Repair

KITCHEN

Exterior

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.



Bid Cost:  $\frac{900^00 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{900^00}{\text{Total Cost}}$

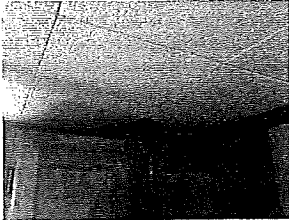
# Work Specification

## Ceiling Repair

KITCHEN

Exterior

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.



$$\text{Bid Cost: } \frac{150^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150^{00}}{\text{Total Cost}}$$

## Cabinets Base

KITCHEN

Exterior

Repair base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

\* Sink Base - bottom rotted out- Replace with 3/4 cabinet grade sheeting .



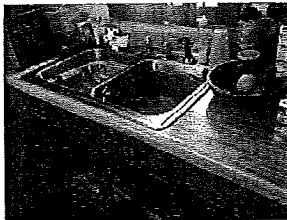
$$\text{Bid Cost: } \frac{150^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150^{00}}{\text{Total Cost}}$$

## Counter Tops Replace

KITCHEN

Exterior

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture. (32.10)



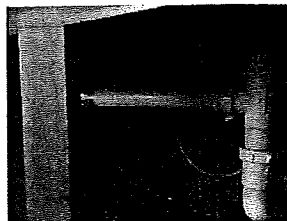
$$\text{Bid Cost: } \frac{250^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{00}}{\text{Total Cost}}$$

## Double Bowl Sink Complete

KITCHEN

Exterior

Install a 18 gauge 33" x 22" x 9" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings. (34.23)



$$\text{Bid Cost: } \frac{300^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{00}}{\text{Total Cost}}$$

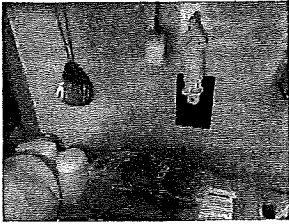
# Work Specification

## GFCI Receptacle 20 AMP

KITCHEN

Exterior

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.



$$\text{Bid Cost: } \frac{250^{\circ}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\circ}}{\text{Total Cost}}$$

## Range Hood Exterior Vented

KITCHEN

Exterior

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.

$$\text{Bid Cost: } \frac{375^{\circ}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{375^{\circ}}{\text{Total Cost}}$$

## Replace Receptacles & Switches with Plates

BATHROOM- Master

Exterior

Replace all receptacles, switches and cover plates throughout entire house. Use code appropriate devices. This includes any new wire required to install GFCI's in kitchen, bathrooms, laundry and exterior. This also includes any wall or ceiling damage repairs.



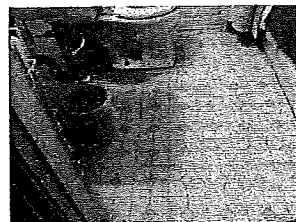
$$\text{Bid Cost: } \frac{1000^{\circ}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1000^{\circ}}{\text{Total Cost}}$$

## Floor System Repair

BATHROOM- Master

Exterior

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.



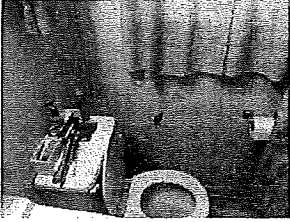
$$\text{Bid Cost: } \frac{800^{\circ}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{800^{\circ}}{\text{Total Cost}}$$

# Work Specification

## Prep & Paint Room Semi Gloss

BATHROOM- Master Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)



$$\text{Bid Cost: } \frac{300^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{\text{00}}}{\text{Total Cost}}$$

## Drywall Entire Room

BATHROOM- Master Exterior

Remove all gypsum, paneling, lathe and plaster or miscellaneous wall coverings to expose framing. Add insulation as required by code. Glue, nail and screw new drywall. Apply tape and 3 coats of joint compound to achieve a professional finish. Wet sand ready for paint. (Also 26.0 - Plaster)

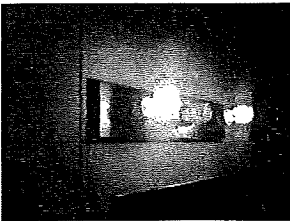


$$\text{Bid Cost: } \frac{500^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{500^{\text{00}}}{\text{Total Cost}}$$

## Light Fixture Replace

BATHROOM- Master Exterior

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.



$$\text{Bid Cost: } \frac{100^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{100^{\text{00}}}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

BATHROOM- Master Exterior

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.



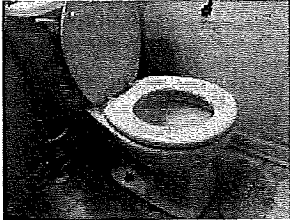
$$\text{Bid Cost: } \frac{250^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{\text{00}}}{\text{Total Cost}}$$

# Work Specification

## Commode Replace 1.6 GPF

BATHROOM- Master Exterior

Install a 2 piece, close coupled, white, vitreous china, commode with a maximum water usage per flush of 1.6 Gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

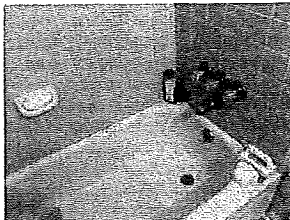


$$\begin{array}{rcl} \text{Bid Cost: } 275^{00} & \times & 1 \\ \text{Base} & & \text{Quantity} \\ \hline & & = 275^{00} \\ & & \text{Total Cost} \end{array}$$

## Bathtub and Shower Surround 5' Fiberglass

BATHROOM- Master Exterior

Install a 5', white Swan or equivalent 3 piece, fiberglass shower surround. Caulking all seams and penetrations. Include new single handled tub/ shower diverter valve and drain. (34.29)

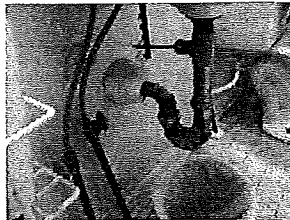


$$\begin{array}{rcl} \text{Bid Cost: } 950^{00} & \times & 1 \\ \text{Base} & & \text{Quantity} \\ \hline & & = 950^{00} \\ & & \text{Total Cost} \end{array}$$

## Vanity/ Counter Top/ Sink/ Mirror Replace Complete

BATHROOM- Master Exterior

Install new vanity cabinet complete with counter top of laminate with vitreous china sink or marble-lite top with preformed sink. Include single handled metal faucet with drain and pop-up , P- trap, supply lines, full port ball type shut-off valves & escutcheon plates.

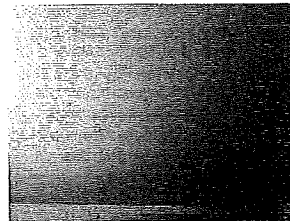


$$\begin{array}{rcl} \text{Bid Cost: } 350^{00} & \times & 1 \\ \text{Base} & & \text{Quantity} \\ \hline & & = 350^{00} \\ & & \text{Total Cost} \end{array}$$

## Bath Exhaust Fan Replace

BATHROOM- Master Exterior

Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out. (36.25)



$$\begin{array}{rcl} \text{Bid Cost: } 250^{00} & \times & 1 \\ \text{Base} & & \text{Quantity} \\ \hline & & = 250^{00} \\ & & \text{Total Cost} \end{array}$$

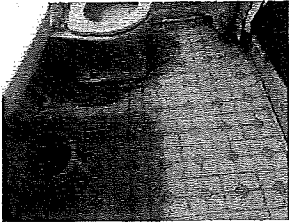
1825

# Work Specification

## Resilient Flooring

BATHROOM- Master Exterior

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood 1/4 round at all perimeters to complete installation.

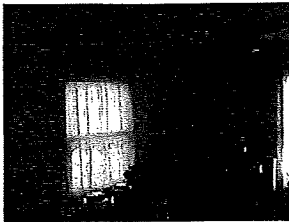


$$\text{Bid Cost: } \frac{275^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275^{00}}{\text{Total Cost}}$$

## Prep & Paint Room Flat

Bedroom - Master Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

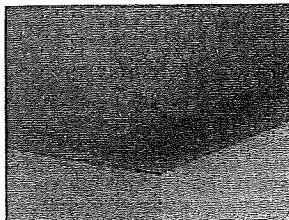


$$\text{Bid Cost: } \frac{400^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400^{00}}{\text{Total Cost}}$$

## Ceiling Repair

Bedroom - Master Exterior

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.



$$\text{Bid Cost: } \frac{150^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150^{00}}{\text{Total Cost}}$$

## Wall Finish Repair

Bedroom - Master Exterior

Repair wall finish. Patch drywall or plaster holes in wall greater than one inch. All others use an adhesive mesh and mud over the mesh with the appropriate material. Wet sand smooth. ( Also 26.0 - Plaster)



$$\text{Bid Cost: } \frac{150^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150^{00}}{\text{Total Cost}}$$



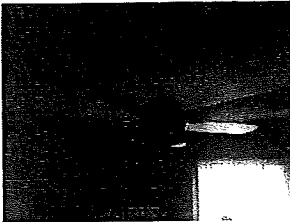
# Work Specification

## Ceiling Fan with Light Kit

Bedroom - Master

Exterior

Install a 52" 3 speed flush mounted ceiling fan with a minimum two bulb UL approved, CFL or LED light fixture with shade and lamps. Include ceiling fan mounting box. (35.10)



$$\text{Bid Cost: } \frac{250^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{00}}{\text{Total Cost}}$$

## Drain/Waste/Vent 1 Bath Hse

GENERAL REQUIREMENTS Exterior

Remove all drain, waste and wet vent lined to code legal dump. Install schedule 40 PVC to service one 3-piece bath, kitchen and laundry area from the roof vent pipe(s) through the foundation wall to include a main clean out outside to code

$$\text{Bid Cost: } \frac{2100^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{2100^{00}}{\text{Total Cost}}$$

## Permits Required

GENERAL REQUIREMENTS Exterior

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

$$\text{Bid Cost: } \frac{350^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{350^{00}}{\text{Total Cost}}$$

## Portable Toilet

GENERAL REQUIREMENTS Exterior

Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{300^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{00}}{\text{Total Cost}}$$

## Exterminate Roaches

GENERAL REQUIREMENTS Exterior

Exterminate for insects. Include a one year warranty. All extermination shall be performed by a licensed contractor. (7.3)

$$\text{Bid Cost: } \frac{500^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{500^{00}}{\text{Total Cost}}$$

## Smoke Detector Hard Wired

GENERAL REQUIREMENTS Exterior

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

$$\text{Bid Cost: } \frac{800^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{800^{00}}{\text{Total Cost}}$$

4300

# Work Specification

## Combination CO2/Smoke Detector Hard Wired

### GENERAL REQUIREMENTS Exterior

Install a hard wired combination carbon monoxide and smoke detector with battery back up. (35.09)

$$\text{Bid Cost: } \frac{250^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{00}}{\text{Total Cost}}$$

## Attic Insulation Increase to R-38

### GENERAL REQUIREMENTS Exterior

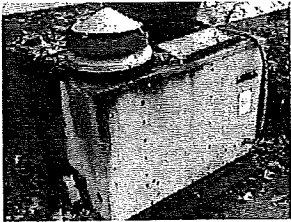
Increase attic insulation to R-38, contractor to attach verification to rafter at attic access, easily seen. Include ventilation baffles to code.

$$\text{Bid Cost: } \frac{950^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{950^{00}}{\text{Total Cost}}$$

## Gas Pack

### GENERAL REQUIREMENTS Exterior

Install combination AC/furnace unit, minimum 14 SEER design per manual J and Manual D for this home.



$$\text{Bid Cost: } \frac{4100^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{4100^{00}}{\text{Total Cost}}$$

## Water Heater 40 Gallon Electric

### GENERAL REQUIREMENTS Exterior

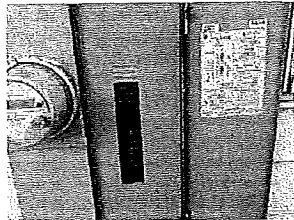
Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.

$$\text{Bid Cost: } \frac{500^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{500^{00}}{\text{Total Cost}}$$

## Electric Service 200 AMP

### GENERAL REQUIREMENTS Exterior

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, ground rods and cable. Include replacement of all sub-panels. Caulk exterior service penetration. (35.2)



$$\text{Bid Cost: } \frac{2500^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{2500^{00}}{\text{Total Cost}}$$

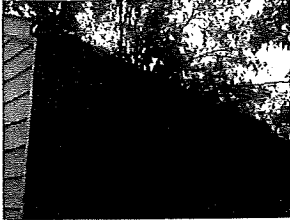
# Work Specification

## Electrical Scope

## GENERAL REQUIREMENTS

See attached scope. Correct both required and recommended repairs.

\* From meter base- Install riser and weather-head to Code requirements. ( Materials and Labor)

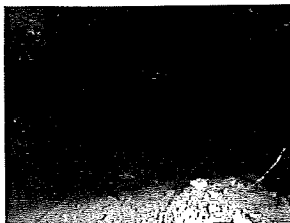


$$\text{Bid Cost: } \frac{300^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{300^{\text{00}}}{\text{Total Cost}}$$

## Insulate Floor R-19

## FOUNDATION/CRAWL SPACE

Install R-19 Kraft faced batt fiberglass insulation to floor where missing. Vapor barrier must face heated space. Use strong wire, "tiger teeth" or mesh to hold insulation in place. (24.3)

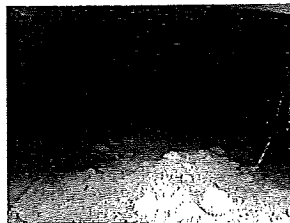


$$\text{Bid Cost: } \frac{950^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{950^{\text{00}}}{\text{Total Cost}}$$

## Vapor Barrier

## FOUNDATION/CRAWL SPACE

Lay 6 mil poly vapor barrier on ground in crawl space and 6" up foundation walls. Overlap seams by 2' and secure with duct tape. (6.6)



$$\text{Bid Cost: } \frac{750^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{750^{\text{00}}}{\text{Total Cost}}$$

## Crawl Space Access Door

## FOUNDATION/CRAWL SPACE

Install a 3/4" pressure treated plywood access door in a 2" x 4" pressure treated frame. Provide galvanized iron hinges and hasp. (6.1)



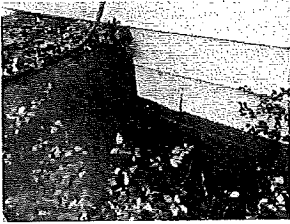
$$\text{Bid Cost: } \frac{200^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200^{\text{00}}}{\text{Total Cost}}$$

# Work Specification

## Foundation Vent Screen

FOUNDATION/CRAWL SPACE

Replace foundation vent housing with heavy duty galvanized steel screening. (3.2)



$$\text{Bid Cost: } \frac{400^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400^{00}}{\text{Total Cost}}$$

## Ceiling Repair

DINING ROOM

Exterior

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.



$$\text{Bid Cost: } \frac{100^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{100^{00}}{\text{Total Cost}}$$

## Prep & Paint Room Flat

DINING ROOM

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

$$\text{Bid Cost: } \frac{275^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275^{00}}{\text{Total Cost}}$$

## Light Fixture Replace

DINING ROOM

Exterior

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.

$$\text{Bid Cost: } \frac{125^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{125^{00}}{\text{Total Cost}}$$

## Prep & Paint Room Flat

LIVING ROOM

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

$$\text{Bid Cost: } \frac{275^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275^{00}}{\text{Total Cost}}$$

1175.

# Work Specification

## Prehung Metal Entrance Door

EXTERIOR

Exterior

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. this installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.

$$\text{Bid Cost: } \frac{450^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{450^{00}}{\text{Total Cost}}$$

## Aluminum Storm Door

EXTERIOR

Exterior

Install an aluminum combination storm and screen door. Complete with self closer and locking hardware.

$$\text{Bid Cost: } \frac{275^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275^{00}}{\text{Total Cost}}$$

## GFCI Receptacle 20 AMP

EXTERIOR

Exterior

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

$$\text{Bid Cost: } \frac{250^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250^{00}}{\text{Total Cost}}$$

## Replace/Install Duct Work System

EXTERIOR

Exterior

Replace all ductwork and supply mixing box plenum. Ensure system is properly supported from ground (supply, return, and flex.) Ductwork shall be R-8 and mastic sealed.

$$\text{Bid Cost: } \frac{1600^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1600^{00}}{\text{Total Cost}}$$

## Regrade Foundation & Seed

EXTERIOR

Exterior

Regrade yard to obtain proper drainage per code. Install 4" of top soil, seed, straw and fertilize disturbed area.

$$\text{Bid Cost: } \frac{1200^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200^{00}}{\text{Total Cost}}$$

## Prep & Paint Room Flat

BEDROOM -2

Exterior

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

$$\text{Bid Cost: } \frac{275^{00}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{275^{00}}{\text{Total Cost}}$$

# Work Specification

## Folding Attic Stairs

HALL

Exterior

Replace utility folding stairway, after doubling framing at ceiling. Install casing to match trim in room. (23.2)

$$\text{Bid Cost: } \frac{400^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400^{\text{00}}}{\text{Total Cost}}$$

## Addended Floor System Repair

Master Bedroom

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.

$$\text{Bid Cost: } \frac{1200^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200^{\text{00}}}{\text{Total Cost}}$$

## Addended-Floor System Repair

Hallway

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.

$$\text{Bid Cost: } \frac{500^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{500^{\text{00}}}{\text{Total Cost}}$$

## Addended-Vinyl Siding

Right Front Corner

Replace all deteriorated exterior building components. Wrap home with Tyvek vapor/ infiltration barrier. Install vinyl clapboard siding including corners, door and window trim to complete installation. Owner's choice of siding color, exposure, and texture with 50 year warranty. (11.4)

\* Remove existing siding - Re-frame to code, Flash to code at bottom edge, insulate and recover to code.

$$\text{Bid Cost: } \frac{3500^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{3500^{\text{00}}}{\text{Total Cost}}$$

## Addended-Replumb Supply Lines

Entire house

Remove all existing water supply lines. Install new PEX supply lines to code to service one 3-piece bath, kitchen and laundry area. Insulate exposed hot and cold water lines, installed to code. Repair any wall or ceiling tear out required to install system.

$$\text{Bid Cost: } \frac{2400^{\text{00}}}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{2400^{\text{00}}}{\text{Total Cost}}$$

## Certification

Contractor Name:

YESHUA'S Builders

Total Cost:

39,895<sup>00</sup>

Signature:

\_\_\_\_\_

Date:

1-26-2017

LEAD ABATEMENT SCOPE OF WORK  
& INSTRUCTIONS TO BIDDERS

Address 104 SOUTH GARDNER AVENUE

Complete the following scope of work:

Item #	Feature	Method	Number	Cost P.	COST
1	Window Components-Header, sills ,casing.	Repair or replace with Aluminum covers. *Sides A-D.	12		\$0
2	Side A Porch- White wood porch ceiling, crown moldings,ceiling support beams and trim boards.	Cover with Tyvek House Wrap and seal , cover with aluminum and vinly products.	1		\$0
3	Door A-1 ( Room # 1)White wood door , casings and jamb ,stops and threshold	Replace components to code.	1		\$0
4	0	0	1		\$0
5	0	0	1		\$0
6	0	0	1		\$0
7	0	0	1		\$0
8	0	0	1		\$0
9	0	0	1		\$0
10	Waste Disposal		0	1	\$0
			total		\$0

Contractors may submit an occupant protection plan on the form provided.

- 1 Contact Jim Roy if an additional form is needed. Phone 704-968-4111.  
Complete all interior work in a unit in a single day.
- 2 Allow for replacement of 50 board feet of rotted wood.
- 3 Unless otherwise noted any window or door removal and replacement
- 4 includes frame and trim on both sides.  
In lieu of complete removal, window frames may be enclosed with vinyl on
- 5 exterior in accordance with all project manual requirements
- 6 Contact Jim Roy to conduct inspections prior to repainting or other putback and after vinyl siding installation.  
Windows being placed in a bathroom need to be tempered glass.

*Jasper Environmental  
Services, Inc.  
3,495<sup>00</sup>*

Total Bid

Acknowledgement of Adden

0

Addendum#

	Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

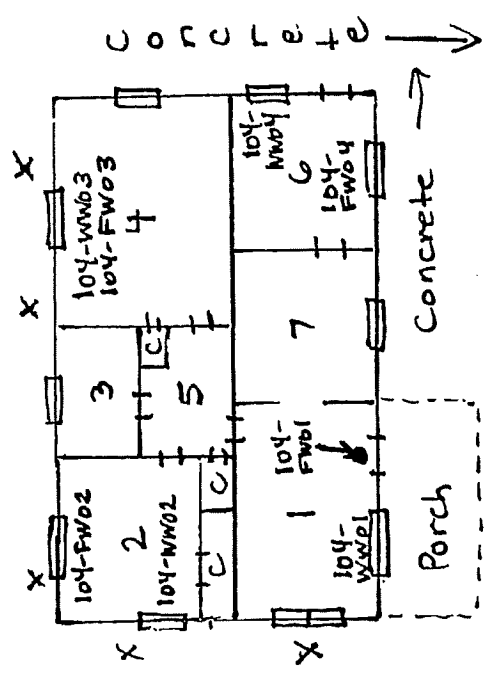
Signature of authorized contractor representative

Contractor Submitting Bid:

Address:

Phone:



**SIDE C**



**SIDE B**

**SIDE D**

**Legend**

-  = Window
-  = Door
- X = Soil Sample Location

**SIDE A**

**NOT TO SCALE**